

CONSTRUCTION SUMMARY OF EXTRAS
Printed 2020-09-28 / 11:19 PM / Page 1 of 1

Site: INNISFIL PHASE 3
Lot: 77W
Model: WAYPOINT 42-04 (B)
Purchaser: JUNIFEN & PERLITA VIZCARRA VILLALBA
Phone/Email: 647-808-8592



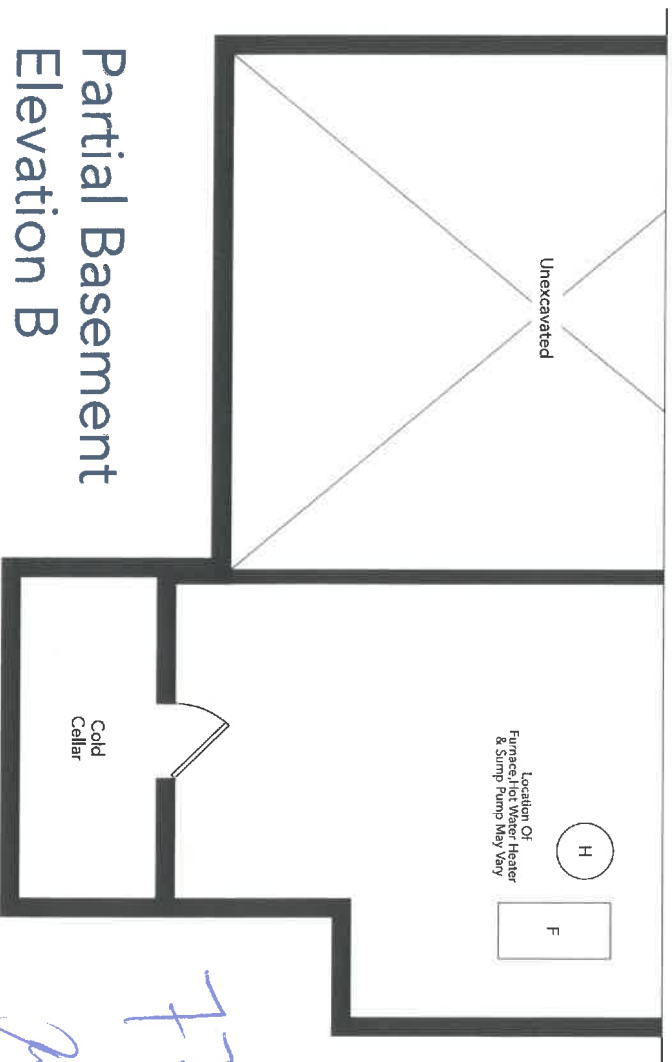
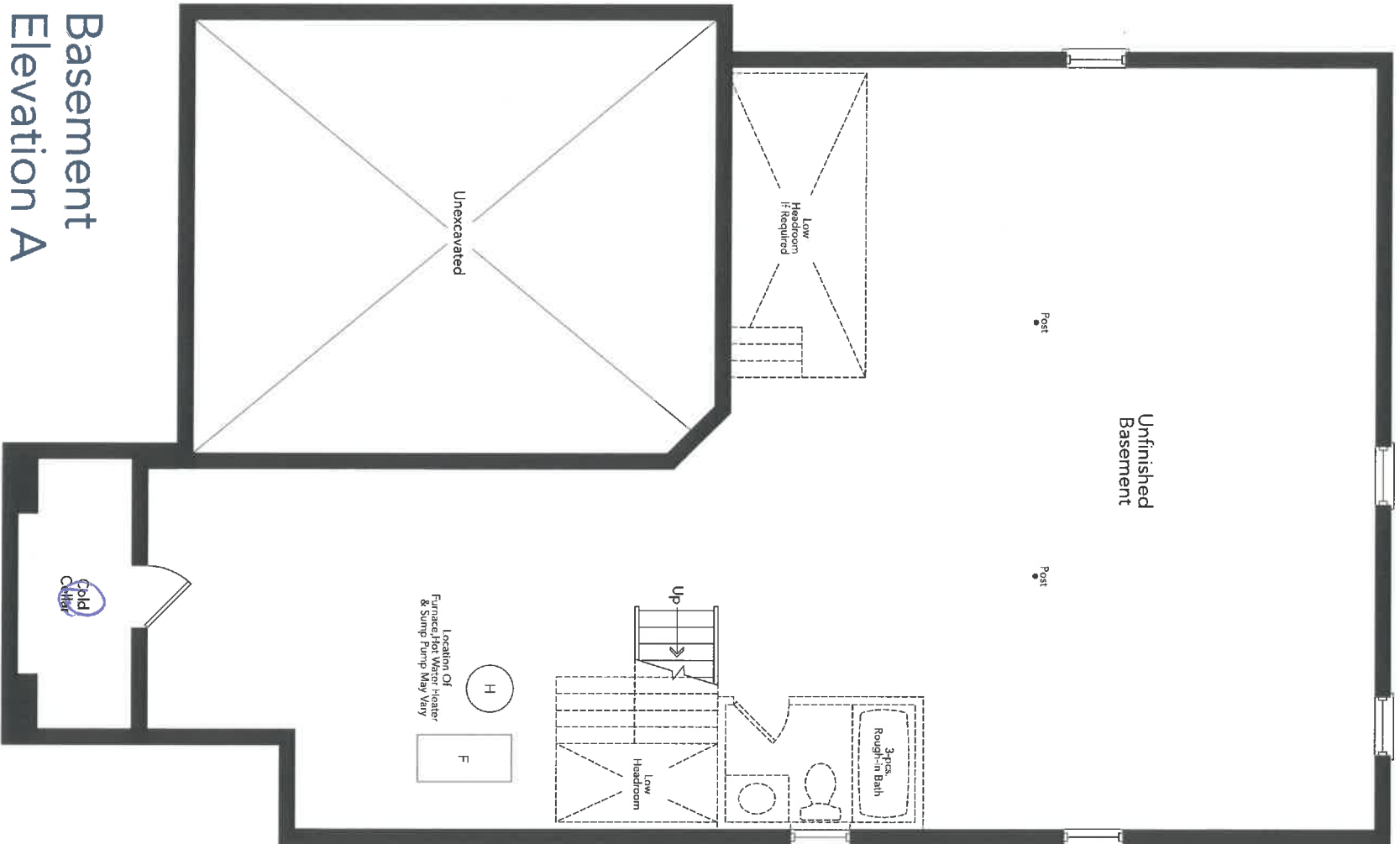
DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLANCES WITH WHITE WASHER & DRYER	INCLUDED IN APS	
BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS	
#1 ELECTRICAL - 2 CAPPED BOXES ABOVE ISLAND ON SEP SWITCH		SEPT 10 2020
#2 SMOOTH CEILING ON MAIN FLOOR		SEPT 10 2020
#3 SMOOTH CEILING ON SECOND FLOOR		SEPT 10 2020
#4 COFFERED CEILING IN DINING ROOM		SEPT 10 2020
#5 ELECTRICAL - JUNCTION BOXES IN ALL BATHROOM WALL LIGHTS		SEPT 10 2020
#6 FIREPLACE - ELECTRICAL FIREPLACE BLF5051 (50" LINEAR DIMPLEX PRISM) **INCLUDES BUILT OUT INTO ROOM AND ELECTRICAL PLUG ***BOTTOM OF FIREPLACE TO BE 20 INCHES FROM FINISHED FLOOR		SEPT 10 2020
#7 ELECTRICAL - ADD PLUG ABOVE FIREPLACE PLACE APPROX 65" AFF **LOCATE THE STANDARD CABLE ROUGHIN BESIDE IT		SEPT 10 2020
#8 ADD DOUBLE 15 LITE CLEAR GLASS DOOR TO DEN		SEPT 10 2020
#9 WATERLINE TO THE FRIDGE		SEPT 10 2020
#10 N/A		SEPT 10 2020
#11 N/A		SEPT 10 2020
#12 N/A		SEPT 10 2020
#13 ELECTRICAL - ADD (2) WALL SCONCE ELECTRICAL BOXES WITH SWITCH IN DINING ROOM **APPROX 68 INCHES AFF		SEPT 10 2020
#14 TILES - KITCHEN BREAKFAST - UPGRADE 1		SEPT 10 2020
#15 TILES - FOYER - UPGRADE 1		SEPT 10 2020
#16 TILES - POWDER ROOM - UPGRADE 1		SEPT 10 2020
#17 TILES - MUDROOM - UPGRADE 1		SEPT 10 2020
#18 TILES - MAIN HALL IN LIEU OF HARDWOOD - UPGRADE 1		SEPT 10 2020
#19 MASTER ENSUITE - SHOWER FLOOR TILE UPGRADE TO PORCELAIN		SEPT 10 2020
#20 MASTER ENSUITE - UPGRADE 1 MARBLE COUNTERTOPS **INCLUDES RECTANGLE UNDERMOUNT SINKS		SEPT 10 2020
#21 ENSUITE 2 - UPGRADE GRANITE COUNTERTOP **INCLUDES RECTANGLE UNDERMOUNT SINK		SEPT 10 2020
#22 TWIN BATH - UPGRADE MARBLE COUNTERTOP **INCLUDES RECTANGLE UNDERMOUNT SINKS		SEPT 10 2020
#23 KITCHEN - BASE PIE CORNER CABINET		SEPT 10 2020
#24 MASTER ENSUITE & TWIN BATH - ADD BANK OF DRAWERS BETWEEN SINKS		SEPT 10 2020
#25 HARDWOOD - UPGRADE 1 ON MAIN FLOOR GREAT ROOM, DEN, DINING ROOM		SEPT 10 2020
#26 **STAIN FOR THE STAIRS INCLUDED IN HARDWOOD PRICE		SEPT 10 2020
#27 CARPET - UPGRADE UNDERPAD 1 THROUGHOUT SECOND FLOOR		SEPT 10 2020

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS				
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE
Kitchen	400 SERIES PVC - WHITE	H800BC	NEW CALEDONIA GRANITE	
Island	400 SERIES PVC - WHITE	H800BC	NEW CALEDONIA GRANITE	
Powder Room	PEDESTAL			
Master Ensuite	SIERRA PVC - WHITE	H900BC	BIANCO LUNA MARBLE (1) ✓	
Ensuite 2	400 SERIES PVC - CHOCOLATE BROWN	K1100AC	BIANCO SARDO GRANITE (1) ✓	
Twin Bath	400 SERIES PVC - CHOCOLATE BROWN	K1100AC	BIANCO LUNA MARBLE (1) ✓	
Laundry	N/A			
TILES				
Main Foyer	LIVORNO 18 X 18 (1)	✓		
Main Hall	LIVORNO 18 X 18 (1) in lieu of hardwood	✓		
Powder Room	LIVORNO 18 X 18 (1)	✓		
Side Hall in front of Powder	LIVORNO 18 X 18 (1)	✓		
Kitchen	LIVORNO 18 X 18 (1)	✓		
Breakfast	LIVORNO 18 X 18 (1)	✓		
Kitchen Bk.Splash	N/A			
Laundry	KEATON ICE 13 X 13			
Mstr Ensuite Floor	KEATON ICE 13 X 13			
Mstr Ensuite Shower WALL	KEATON ICE 8 X 10			
Master Shower Floor	VOLKAS WHITE MATTE 2 X 2	✓		
Master Shower JAMB	BIANCO CARRARA			
Ensuite 2 Bath Floor	MELINA ICE 13 X 13			
Ensuite 2 Bath Wall	UNIWALL WHITE 8 X 10			
Twin Bath Floor	MELINA ICE 13 X 13			
Twin Bath Wall	UNIWALL WHITE 8 X 10			
HARDWOOD / CARPET				
TILES				
Kitchen	TILES			
Breakfast	TILES			
Den	HARDWOOD - KENTWOOD OAK 3-1/2" - COLOUR BEARSKIN (1)			
Family Room	HARDWOOD - KENTWOOD OAK 3-1/2" - COLOUR BEARSKIN (1)			
Dining Room	HARDWOOD - KENTWOOD OAK 3-1/2" - COLOUR BEARSKIN (1)			
Master Bedroom	CARPET - OPENING NIGH† COLOUR T15 w/UPGRADE UNDERPAD			
Bedroom 2	CARPET - OPENING NIGH† COLOUR T15 w/UPGRADE UNDERPAD			
Bedroom 3	CARPET - OPENING NIGH† COLOUR T15 w/UPGRADE UNDERPAD			
Bedroom 4	CARPET - OPENING NIGH† COLOUR T15 w/UPGRADE UNDERPAD			
Upper Hall	CARPET - OPENING NIGH† COLOUR T15 w/UPGRADE UNDERPAD			
FIREPLACES				
LOCATION	YES - ELECTRIC BLF5051 (50 INCH)	MANTLE	N/A	
MIRRORS & ACCESSORIES				
Mirrors	YES	Opt. Crown Moulding	NO	
Bathroom Accessories	YES	Location	NO	
Purchaser has reviewed the colour chart				
SITE & LOT				
FOR TRADE USE				
Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts <u>PRIOR</u> to installation.			INNISFIL	77W
** PAGE 1 OF 2 **			Purchaser Initial	Vendor

ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stain / Species:	STAIN STAIRS TO MATCH FLOOR AS CLOSE AS POSSIBLE		
Main to Basement Railing Details:	STANDARD TURNED OAK WITH MATCHING POSTS AND OVAL HANDRAIL		
TRIM			
Casing/Baseboards	STANDARD		
Interior Doors	STANDARD **15 LITE SINGLE CLEAR GLASS DOOR TO DEN (DOUBLE DOOR)		
Interior Door Hardware	STANDARD		
Exterior Door Hardware	STANDARD		
PAINT			
THROUGHOUT	WARM GREY		
PLUMBING- UPGRADES TO BE DETAILED ON PES			
FIXTURES	FAUCETS	NOTES	
Kitchen	STANDARD		
Powder room	UNDERMOUNT SINK	STANDARD	
Master Ensuite	UNDERMOUNT SINK	STANDARD	
Ensuite 2	UNDERMOUNT SINK	STANDARD	
Twin Bath	UNDERMOUNT SINK	STANDARD	
Laundry	STANDARD		
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES			
Appliance Package received in 'Schedule E'		YES / NO Package Name:	
GAS LINE TO STOVE	UPG (SEE PES)	DECLINED	NOTES
	NO		
WATERLINE to Fridge	YES		
Hood Fan Venting SIZE	6 INCH		
ELECTRICAL for Built-in Oven	NO		
ELECTRICAL for Built-in Micro / OTR	NO		
ELECTRICAL for Gas Stove / Cooktop	NO		
ELECTRICAL for Bar Fridge	NO		
DISCLAIMER			INITIALS
Colours of all materials are as close as possible to Builders selection but not necessarily identical due to dye lot variances in manufacturing/manufacturers. Due to construction progress some items may have been pre-selected or installed. In this event the Vendor's selection must be accepted by the purchaser			
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			
SITE:	INNISFIL	LOT: 77W	
PURCHASER(S):	JUNIFEN & PERLITA VIZCARRA VILLALBA		
HOME #/CELL #	647-808-8592		
EMAIL:			
DÉCOR NOTES			
FOR TRADE USE			
Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.			
ZANCOR HOMES		Décor Consultant Signature	Date
		Purchaser Signature	Date
*** PAGE 2 OF 2 ***		Vendor Signature	Date



COLLETTE MOUNT SINK

Undermount Sink

Product Specs:

- Vitreous china
- Front overflow hole
- Template and mould

Overall Dimensions (W x D x H):

(ID): 485mm(19") x 295mm(11⁵/₈") x 140mm(5¹/₂")

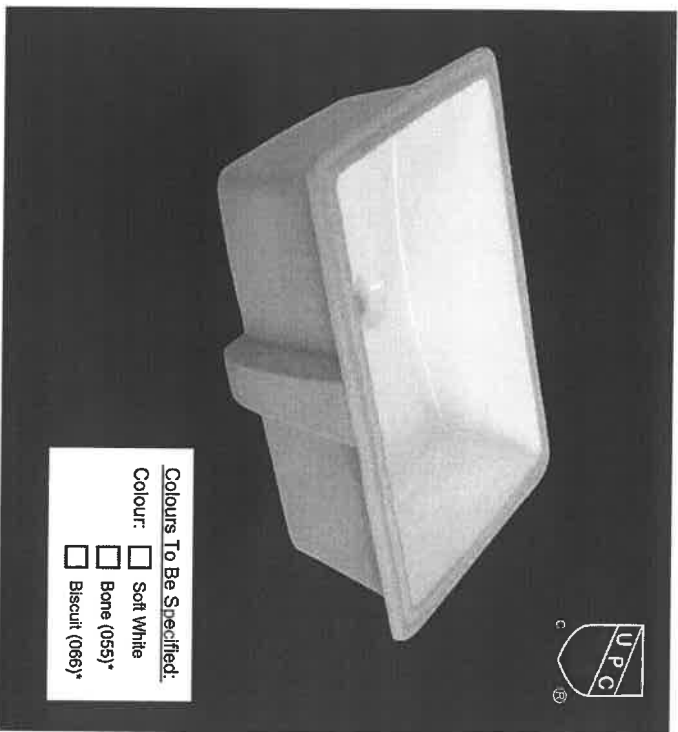
Compliance Certifications:

Meets or exceeds the following:

- IAPMO cUPC
- ASME A112.19.2 / CSA B45.1-2013

Shipping:

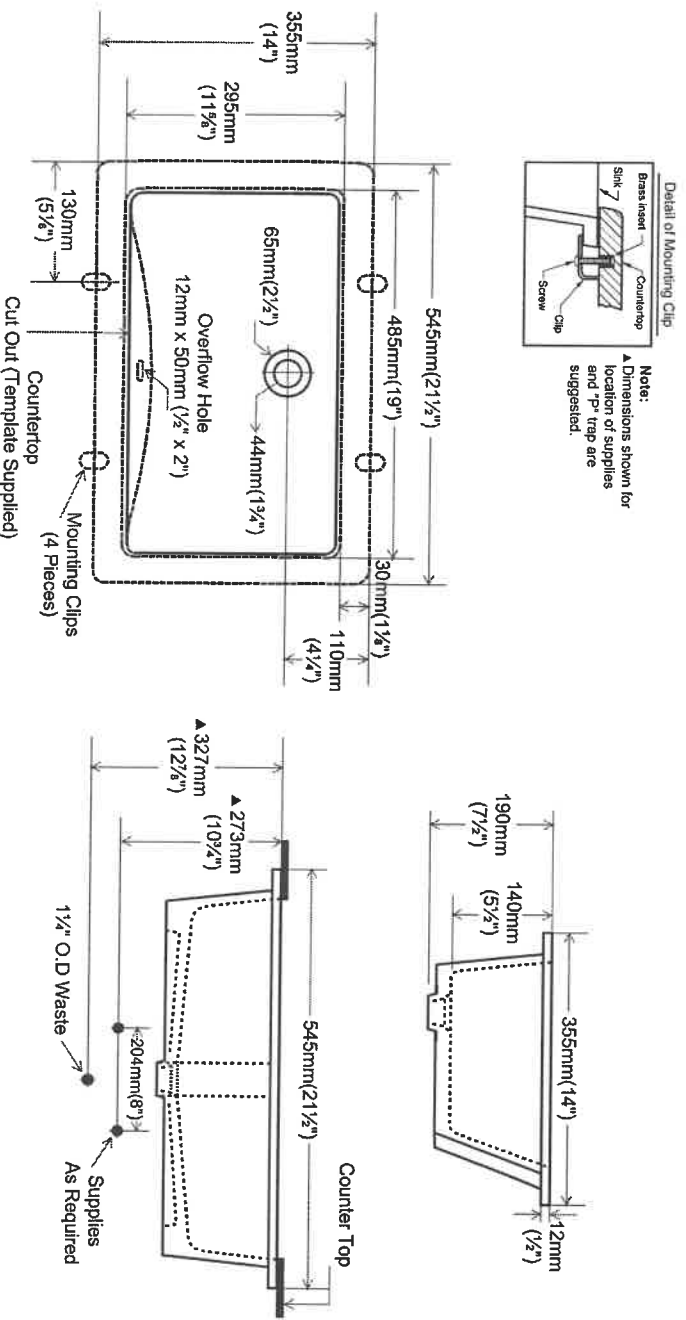
Cube	1.64
GW	25 lbs



Notes:

Dimensions of fixtures are nominal and may vary within the range of tolerances established by ASME standard A112.19.2. These measurements are subject to change or cancellation. No responsibility is assumed for use of superseded or voided pages.

*Bone and Biscuit available through Direct import (CIF) only.

**contrac[®]**

5970 Chedworth Way, Unit A, Mississauga, ON, Canada L5R 3V5
www.confrac.ca

Revised: January 2016

773

Master - (x_2)
Ensuite 2 - (x_1)

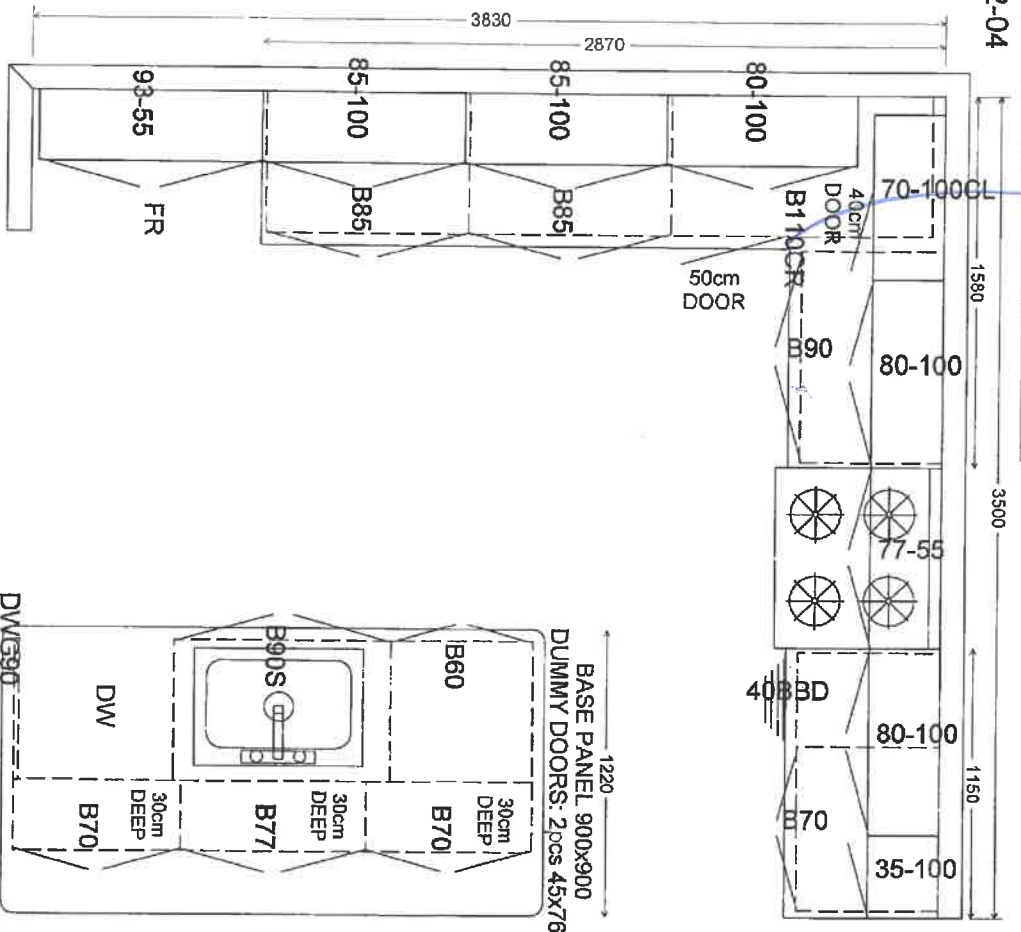
train — (X2)

Base corner
note corner

New Image Kitchens Inc.
Scale: 10/10/15
Approved by: MGER
Date: 10/10/15
Drawing number:

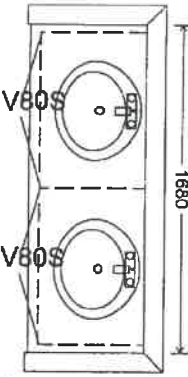
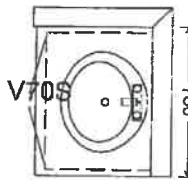
BELLE AIR SHORES, INNISFIL

MODEL: 42-04

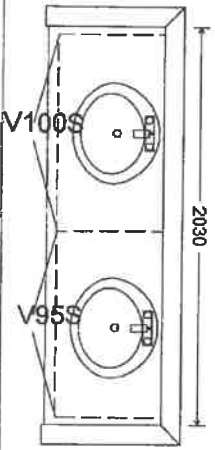


ENSUITE BDRM 2

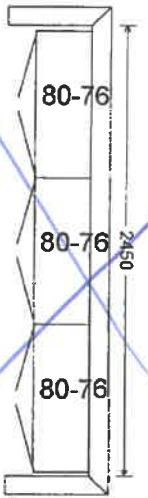
TWIN BATH



MASTER ENSUITE



LAUNDRY (OPT.)



77W

2

New Image Kitchens Inc.

Scale

Approved by:

Drawn by: MGER

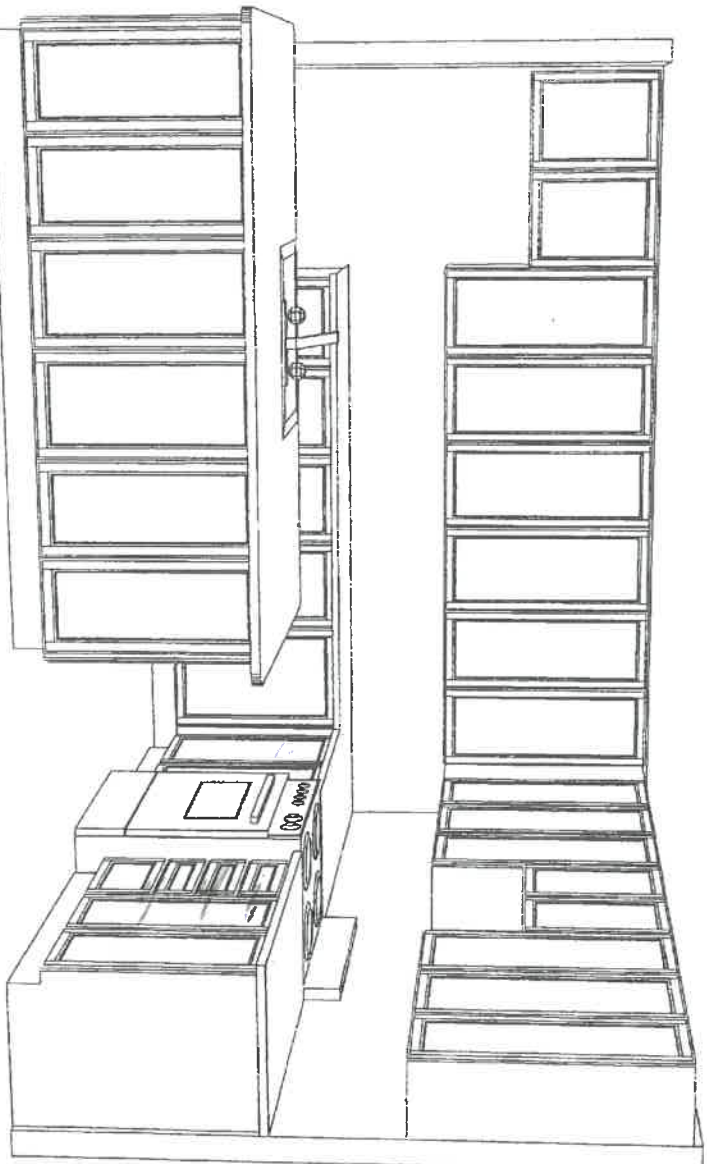
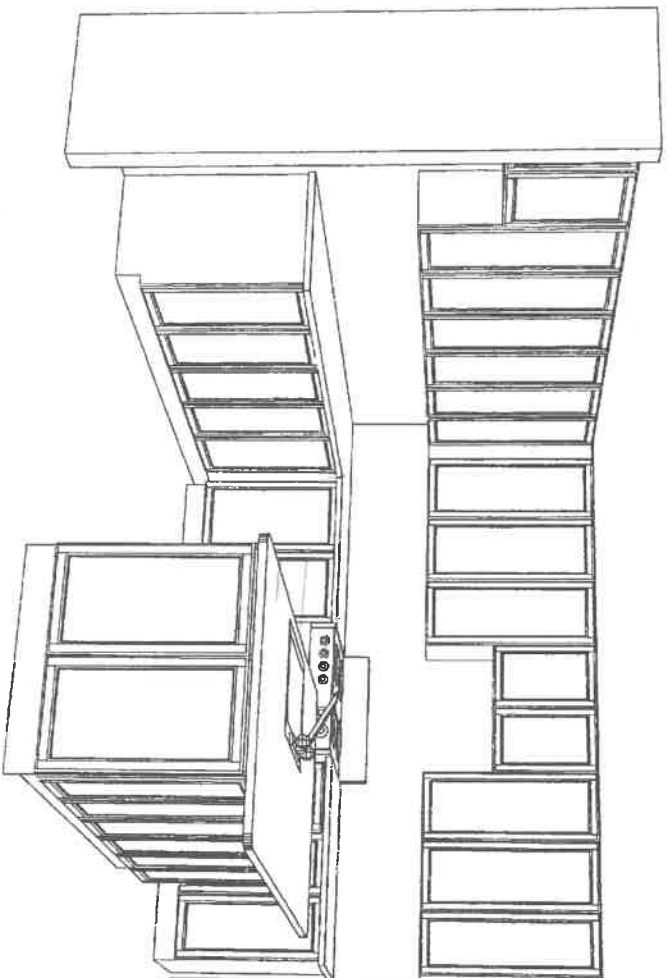
Date: 24-03-17

Revised:

BELLE AIR SHORES, INNISFIL

Drawing number:

MODEL: 42-04



5.1

77W

20

THE
GALLERY
BY ZANCOR

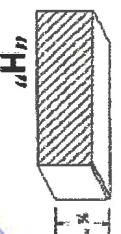
Stone Countertop Edge Profiles

Where applicable as per site specifications

Standard Countertop
Edge in Kitchen

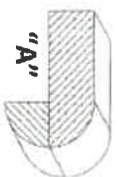
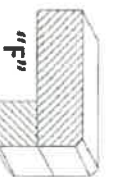
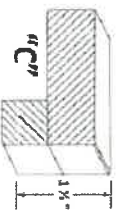


Standard Countertop
Edge in Vanity

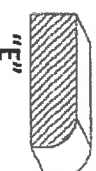
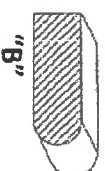


Option 1 – Countertop Edges

Optional Edge in
Kitchen - \$250

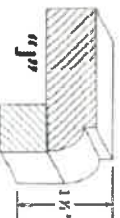
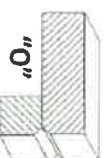
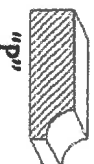
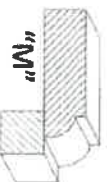
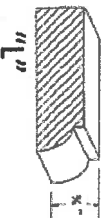


Optional Edge in
Vanity - \$125



Option 2 – Countertop Edges

Option 2 Edge in
Kitchen – Custom \$\$



SEP 10 2020

DATE

SITE

LOT

Homeowner(s) Initials

ZANCOR

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738.7010 F: (905) 738.5948

THE
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BY ZANCOR

HOME AUTOMATION
(Cable, CAT5, Telephone)

LOT / SITE:

7710 Inverness

HOMEOWNERS:

Villalba

DATE:

SEP 10 2020

OPTION 1

I/we the Homeowner(s) have chosen to contact the Home Automation Company to select the locations of the rough-ins for Cable, CAT5, Telephone as included in our Agreement of Purchase Sale.

I/we the Homeowner(s) will contact the trade within 4 weeks of the date of this release to select locations of the standard rough-ins review other optional products for purchase.

Trade: Smart-Tech Systems Ltd.

Phone: (905) 761-6469

Rep: Ricky Khairi KRIS

Location: 200 Millway Avenue, Unit #8
Concord, Ont L4K 5K8

Should the homeowner not make these selections within the sufficient time provided, the rough-ins as mentioned above will be installed in locations at the Vendor's discretion.

X D.C. M

Homeowner(s) Initial

OPTION 2

I/we the Homeowner(s) have chosen to not contact the home automation company. I/we the Homeowner(s) have selected the locations for the standard rough-ins for Cable, CAT5, Telephone that are included in the Agreement of Purchase and Sale directly with a décor rep.

Homeowner(s) Initial

ZANCOR

THE
GALLERY
BY ZANCOR

APPLIANCE ACKNOWLEDGEMENT

CONTACT: Wayne @ Coast Appliances (905) 303-6909 / 1748 Credit Stone Circle, Vaughan

- ▶ NOTE: Any upgraded appliances are to be paid by the Purchaser, directly to the appliances company.
- ▶ Additional charges to the Purchaser may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.
- ▶ It is the Purchaser's responsibility to provide Zancor Homes with the correct specification for each appliance where it exceeds the standard openings. Zancor Homes will not be responsible for appliances not fitting due to late changes.
- ▶ It is the Purchaser's responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications after closing.
- ▶ Standard appliance openings are approximate and the minimum required. Sizes may vary due to onsite condition and/or when modifications have been made to the cabinetry.

STANDARD OPENINGS ACCEPTED BY PURCHASER:

HOMEOWNER INITIALS

Fridge Opening ▶ 36" (+/-) x 74" (+/-) **Space above the fridge is required due to proper air flow

Stove Opening ▶ 30" Hood Fan Opening ▶ 30"

Dishwasher Opening ▶ 24" Hood Fan Vent ▶ 6"

Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE (if not received during appointment)

Specs that require changes/modifications after this date will not be accepted

UPGRADE APPLIANCE OPENING REQUIREMENTS:

HOMEOWNER INITIALS

FRIDGE

☐ Built-In ☐ Flush Inset

☒ Paneled / Integrated ☒ Water Line Required

RANGE

☐ 36" ☐ Cooktop (Apron front)

☐ 48" ☐ Cooktop (Dropin)

☐ Gas ☐ Induction **Countertop Cut-out charge required for cooktop

HOOD FAN &
VENT

☒ Under Cabinet (Standard) ☒ 6 Inch (Standard)

☐ Chimney (centre vent) ☐ 8 Inch

☐ Insert / Liner ☐ 10 Inch

WALL OVEN &

☐ Single Oven ☐ Warming Drawer

☐ Double Oven ☐ Over the Range Microwave

☐ MICRO ☐ Steam Oven ☐ Built-in Microwave (*trim kit required)

SEP 10 2020

DATE

SITE

LOT

** Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.

**It is the responsibility of the trade to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation.

ZANCOR

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THE
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BY ZANCOR

INTERIOR FINISHES ACKNOWLEDGEMENT / WAIVER

Purchaser accepts and acknowledges that the Builder reserves the right to substitute materials with those of equal or better quality where the manufacture, scheduling or delivery of materials may directly impact the Builder's ability to meet its contractual obligations under the Agreement of Purchase and Sale.

UPGRADES/EXTRAS: All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

PORCELAIN & NATURAL STONES: Due to the properties of natural stones including but not limited to **marble, granite, quartz**, no two pieces are exactly the same. Variations in colour, tone, granularity (pitting, fissures) and pattern are to be expected, including various lighting may affect the overall finished look. Stone tops are sealed at time of installation and should never be cleaned with lemon oil or vinegar. Stones are porous materials, therefore any spilled substance require immediate attention. Stone countertops require regular seal re-application as part of home maintenance. Purchaser acknowledges colour and product variations as well as natural imperfections may exist with the selection of natural stone materials and shall not hold the Vendor liable for provision of same.

STONE COUNTERTOP JOINTS: Purchaser is aware that one joint will be at each corner and on either side of slide-in-range (if applicable). It will also be where the length of the counter top exceeds the length of a stone slab. Slabs are usually approximately 5' x 8'.

CERAMIC TILES: Due to manufacturing, shade (dye lots), product variations may exist that can affect the overall look of the finished product. Although every effort will be made to ensure the colours and materials selected are as close as possible to the samples, the purchaser acknowledges that the sample tiles supplied in the Design Centre may not be identical to the materials installed in the home.

STAIR STAINS: Due to the natural properties of wood, many variables can affect the overall look of the finished product. Factors including but not limited to wood type, knotting, graining, density, age, humidity, and air temperature can result in substantial variations in stain intensity. The purchaser accepts that although the Vendor will do their best to match stain the unfinished stairs as close as possible to the pre-finished floors, it is not possible to have an identical match and that there MAY be shade differences between the two products.

CABINETRY: Due to the natural properties of wood, slight variations apparent with cabinetry are to be expected. This includes but not limited to wood species, wood grain, colour, finish, product variations, and natural imperfections are all factors that may affect the overall look of the finished product. Such factors make exact colour matching impossible. The type and intensity of lighting in the areas of designated cabinetry placement may also highlight characteristics of cabinetry finish. All cabinets shall be finished with a white melamine interior box unless a finished interior is upgraded. Due to building specifications and/or on-site conditions, certain cabinetry upgrades may not be possible. The purchaser acknowledges that the Builder cannot guarantee the cabinetry finish or provision of certain upgrades and shall not hold the Builder liable for provision of same.

UPGRADES/EXTRAS: All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

HARDWOOD / LAMINATE FLOORING: Due to the properties of wood and laminate, many variables can affect the overall look of the finished product. Variations include but not limited to wood type or laminate finish, colour/stain and wood grain are significant factors that make exact colour matching impossible. The purchaser acknowledges that the hardwood flooring is a pre-finished product in a controlled environment. Expansion, compression and cupping are characteristics of hardwood flooring once installed in the home. The purchaser acknowledges these may become apparent over time and despite the Builders' efforts to install the hardwood flooring materials in keeping with good workmanship, the Builder shall not be responsible nor held liable for minor variances of fluctuation in hardwood flooring materials.

HARDWOOD / LAMINATE WAIVER:

I/We understand hardwood flooring is classified as a porous material and as such not recommended by the Builder in certain areas. I/We understand there is a concern due to possible water and other substances being frequently splashed or spilled onto the floor and in contravention of Ontario Building Code Section 9.30.1.2(1).

"Finished flooring bathrooms, kitchens, public entrance halls, laundry & general storage areas shall consist of resilient flooring, felted-synthetic-fibre floor coverings, concrete, terrazzo, ceramic tile, mastic or other types of flooring providing similar degrees of water resistance."

I/We are prepared to assume full responsibility for any damage caused to the hardwood floor or subfloor due to moisture absorbency in the mentioned areas, and agree to waive any claims against the Township of residence, TARIION and/or the Builder in relation to the matter.

****SEE COLOUR CHART FOR LOCATIONS****

DATE

SEP 10 2020

SITE

LOT

ZANCOR

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738.7010 F: (905) 738.5948